

ZB# 00-61

Camille Corallo

62-9-6

#0061 Corallo, Camille

Area

62-9-6.

Prelim.

Nov. 13, 2000.

Applicant has App.

Public Hearing:

Nov. 27, 2000

Approved

Refund:

\$ 198.50.

SHORE DRIVE

Edge Part 7



Certified to, James J. Clark; First Nationwide Savings Bank;
and, U.S. Life Title Insurance Company of New York,
from a field survey of 19 June 1985 and 11 July 1985.

Anthony D. Valdina

ANTHONY D. VALDINA
LAND SURVEYOR

4 Pleasant View Ave.
Newburgh, N.Y. 12550

N.Y.S. Lic. No. - 049120



80-61-

APPLICATION FEE (DUE AT TIME OF FILING OF APPLICATION)

APPLICANT: Corrallo, Camille, Ms.

FILE# 00-61

RESIDENTIAL: \$50.00
INTERPRETATION: \$150.00

COMMERCIAL: \$150.00

AREA X

USE _____

APPLICATION FOR VARIANCE FEE \$ 50.00

*Paid 11/14/00
#2059*

ESCROW DEPOSIT FOR CONSULTANT FEES \$ 300.00

*Paid 2060
11/14/00*

DISBURSEMENTS:

STENOGRAPHER CHARGES: \$4.50 PER PAGE

PRELIMINARY MEETING-PER PAGE 11/13/01-3 \$ 13.50
2ND PRELIMINARY- PER PAGE 11/27/01 \$ 18.00
3RD PRELIMINARY- PER PAGE \$ _____
PUBLIC HEARING - PER PAGE \$ _____
PUBLIC HEARING (CONT'D) PER PAGE \$ _____
TOTAL \$ 31.50

ATTORNEY'S FEES: \$35.00 PER MEEETING

PRELIM. MEETING: 11/13/01 \$ 35.00
2ND PRELIM. 11/27/01 \$ 35.00
3RD PRELIM. \$ _____
PUBLIC HEARING. \$ _____
PUBLIC HEARING (CONT'D) \$ _____
TOTAL \$ 70.00

MISC. CHARGES:

..... \$ _____
TOTAL \$ 101.50

LESS ESCROW DEPOSIT \$ 300.00
(ADDL. CHARGES DUE) \$ _____
REFUND DUE TO APPLICANT .. \$ 198.50

[illegible]

CAMILLE CORALLO STEVENSON
277 SHORE DR. 914-496-7055
NEW WINDSOR, NY 12553

50-7088/2219

2060

Date
11/14/00

To: Town of New Windsor
Three Rivers

\$300.00

BANK OF THE HUDSON
VAULTS GATE OFFICE (PRICE CHARGED)
NEW WINDSOR, NY 12553-0001

Dollars

Net#00-61

James Earl Signed

⑆221970993⑆

8646010705 2060

CAMILLE CORALLO BALLECHUA

277 SHORE DR. 914-496-7055
NEW WINDSOR, NY 12553

50-7099/2219

Date

2059

11/14/00

Pay to the order of
Town of New Windsor
Fifty dollars

\$50⁰⁰/₁₀₀

BANK OF THE HUDSON
VAULT GATE OFFICE (PRICE CHOPPER)
NEW WINDSOR, NY 12553-6812 70

Dollars

Memorandum #00-61

[Signature]
C. Ballechua

⑆221970993⑆

8646010705 2059

Town of New Windsor
555 Union Avenue
New Windsor, NY 12553
(845) 563-4611

RECEIPT
#00-61

11/15/2000

Corallo, Camille

Received \$ 50.00 for Zoning Board Fees, on 11/15/2000. Thank you for stopping by the Town Clerk's office.

As always, it is our pleasure to serve you.

Dorothy H. Hansen
Town Clerk

-----X
In the Matter of the Application of

CAMILLE CORALLO

**MEMORANDUM OF
DECISION GRANTING
AREA VARIANCES**

#00-61.
-----X

WHEREAS, CAMILLE CORALLO, residing at 581 Shore Drive, New Windsor, New York 12553, has made application before the Zoning Board of Appeals for 20.1 ft. front yard variance for construction of a front porch at above address in an R-4 zone; and

WHEREAS, a public hearing was held on the 27th day of November, 2000 before the Zoning Board of Appeals at the Town Hall, New Windsor, New York; and

WHEREAS, Applicant appeared on behalf of this Application; and

WHEREAS, there no spectators appearing at the public hearing; and

WHEREAS, no one spoke in opposition to this Application; and

WHEREAS, a decision was made by the Zoning Board of Appeals on the date of the public hearing granting the application; and

WHEREAS, the Zoning Board of Appeals of the Town of New Windsor sets forth the following findings in this matter here memorialized in furtherance of its previously made decision in this matter:

1. The notice of public hearing was duly sent to residents and businesses as prescribed by law and in The Sentinel, also as required by law.

2. The evidence presented by the Applicant showed that:

(a) The property is a residential property consisting of a one-family home located in a neighborhood containing one-family homes.

(b) The proposed construction of the front enclosed porch is designed to promote water drainage and to not create any ponding or collection of water.

(c) The proposed structure will not be constructed on top of any water or sewer easements.

(d) The proposed structure will not be constructed on top of any well or septic system.

WHEREAS, The Zoning Board of Appeals of the Town of New Windsor makes the following conclusions of law here memorialized in furtherance of its previously made decision in this matter:

1. The requested variance will not produce an undesirable change in the character of the neighborhood or create a detriment to nearby properties.
2. There is no other feasible method available to the Applicant which can produce the benefits sought.
3. The variance requested is substantial in relation to the Town regulations but nevertheless is warranted for the reasons listed above.
4. The requested variance will not have an adverse effect or impact on the physical or environmental conditions in the neighborhood or zoning district.
5. The difficulty the Applicant faces in conforming to the bulk regulations is self-created but nevertheless should be allowed.
6. The benefit to the Applicant, if the requested variance is granted, outweighs the detriment to the health, safety and welfare of the neighborhood or community.
7. The requested variance is appropriate and is the minimum variance necessary and adequate to allow the Applicant relief from the requirements of the Zoning Local Law and at the same time preserve and protect the character of the neighborhood and the health, safety and welfare of the community.
8. The interests of justice will be served by allowing the granting of the requested area variance.

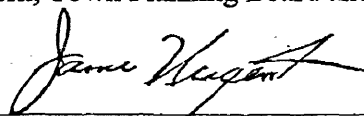
NOW, THEREFORE, BE IT

RESOLVED, that the Zoning Board of Appeals of the Town of New Windsor GRANT a request for a 20.1 ft. front yard variance for construction of an enclosed porch at the above residence, in an R-4 zone as sought by the Applicant in accordance with plans filed with the Building Inspector and presented at the public hearing.

BE IT FURTHER

RESOLVED, that the Secretary of the Zoning Board of Appeals of the Town of New Windsor transmit a copy of this decision to the Town Clerk, Town Planning Board and Applicant.

Dated: January 08, 2001.



Chairman

CORALLO, CAMILLE

Mrs. Camille Corallo appeared before the board for this proposal.

MR. NUGENT: Request for a 20.1 ft. front yard variance for construction of an enclosed porch at 581 Shore Drive in an R-4 zone.

MRS. CORALLO: Actually, I'm only using 6 feet, that's why my neighbor came over because that's 15 feet that the Town owns.

MR. NUGENT: An easement through your property.

MRS. CORALLO: No, I'm only going 6 feet passed the front of my house, but the paper says I'm asking for 20 feet, so she thought I was building a 20 foot porch that would go right up to the road. So she was the only person that was a little confused by that cause it's only 6 x 13, it's only 6 foot wide, so I explained it to her and, you know, that was fine.

MR. MCDONALD: Do you have a diagram?

MRS. CORALLO: I thought I'd have the architectural papers tonight, I apologize, this is only for me, I was playing with my furniture, this is the existing bedroom and the window that's in the bedroom now will become the archway and this will be the little enclosed porch, 6 x 13.

MR. MC DONALD: Is this what you're going to add?

MRS. CORALLO: This is what I'm adding to the bedroom and this would be just the patio, so it would be right in front of this window, would then become the archway to go walk through and there would just be a little 6 x 13 room and then the other part of it would just be a flat patio.

MR. MC DONALD: Public street here, is that Mecca Drive?

MR. BABCOCK: Shore Drive, yes, it is, Jim, if you see

the survey, you can see that their house is probably some 35 feet from the edge of pavement.

MRS. CORALLO: 36 feet from the edge of pavement.

MR. BABCOCK: When you go out and physically look and see the lawn that she mows, she's 35 or 36 feet off the road in her mind but she's not because the property line is some 15 feet.

MRS. CORALLO: Of my front lawn.

MR. BABCOCK: For the road easement.

MRS. CORALLO: That's why my neighbor thought I was building a porch 20 feet which would be right to the edge of the road. And I was going to block her view of the world. And so I explained to her she was very upset, they lived there like a hundred years, I explained to her she's down here and it's going to be like 13 feet on that side of the house, she thought it was going to be the whole front of the house. People get nervous when they see those notices.

MR. NUGENT: They're not very well explained.

MRS. CORALLO: Well, no, cause it said 20 feet, even I wouldn't understand that, it's really six feet but it said I was asking for 20 feet so--

MR. KRIEGER: If you're allowed to put the addition on, will it appear, would your house appear to be closer to the road than your neighbor's houses?

MRS. CORALLO: Well, my neighbor's houses are all down at the lake, most of the lake houses were built down at the lake.

MR. KRIEGER: There's nothing lined up?

MRS. CORALLO: My next door neighbor on my left.

MR. KRIEGER: Will your house appear significantly closer to the road than hers?

MRS. CORALLO: No, 6 feet.

MR. KRIEGER: It will appear.

MRS. CORALLO: Six feet closer but the neighbors from there, five families down are all on the, they're like 10, 15 feet off the lake, they all sit way far down, they don't have any front lawns, so the Trainors, from my house down to the, about four more, three more are like level with my house.

MS. CORSETTI: I want to get into the record, we did send out 41 notices on November 14.

MR. TORLEY: So now this addition will not interfere with the view of the, people will not be blocked from seeing the road driving down by the addition by this addition?

MRS. CORALLO: No because it's in the, like the middle of my property.

MR. TORLEY: It's not going to alter the drainage and cause ponding and things like that?

MRS. CORALLO: No, sewer's in the back and there's no well.

MR. KRIEGER: So, won't interfere with the sewer or well?

MRS. CORALLO: Water or well. See, nobody is going to see passed this because wherever you look, this is all mine and then that's all that's going to be added is right there and you still have the rest of the whole house plus the front porch.

MR. KRIEGER: What Mr. Torley was asking you is motorists on the adjacent roads view is not going to be altered or his or her ability to drive the car is not going to be altered by this addition, it's not going to block anybody's, any motorist's view?

MRS. CORALLO: No, not at all.

MR. TORLEY: Just for the record.

MRS. CORALLO: No, it doesn't go out to my flower box.

MR. TORLEY: For the record.

MRS. CORALLO: For the record, the answer is no, sir, I'm sorry.

MR. TORLEY: Entertain a motion?

MR. NUGENT: Yes.

MR. TORLEY: I move that we grant Camille Corallo her requested 20 foot 1 inch front yard variance.

MR. MCDONALD: Second it.

ROLL CALL

MR. MC DONALD	AYE
MR. REIS	AYE
MR. TORLEY	AYE
MR. NUGENT	AYE

MRS. CORALLO: I just want to say for the record that you have made this a very pleasurable experience and, you know, I want to thank you and I have never done it before and you made it quite easy and simple. I'll look forward to it the next time I'm here. Thank you.

OFFICE OF THE BUILDING INSPECTOR

TOWN OF NEW WINDSOR
ORANGE COUNTY, NEW YORK

Prelim.
#00-61.

Noo.
13, 2000-

COPY

NOTICE OF DISAPPROVAL OF BUILDING PERMIT APPLICATION

APPLICANT IS TO PLEASE CONTACT THE ZONING BOARD SECRETARY AT (914) 563-4630 TO MAKE AN APPOINTMENT WITH THE ZONING BOARD OF APPEALS.

DATE: 11/7/00

APPLICANT: Camille Corallo
581 Shore Drive
New Windsor, NY 12553

496-7055.

PLEASE TAKE NOTICE THAT YOUR APPLICATION DATE: 11/6/00

FOR : 6ftx13ft Enclosed Front Porch

LOCATED AT: 581 Shore Drive

ZONE: R-4

DESCRIPTION OF EXISTING SITE: 62-9-6

IS DISAPPROVED ON THE FOLLOWING GROUNDS: Bulk Tables R-4 Zone

1. 48-12 Column E-8 proposed 6ftx13ft enclosed porch will be 14.9ft from the front property line.

Rodis J. Kyhner
BUILDING INSPECTOR

PERMITTED Enclosed Porch

PROPOSED OR
AVAILABLE:

VARIANCE
REQUEST:

ZONE: R-4 USE:

MIN. LOT AREA:

MIN LOT WIDTH:

REQ=D. FRONT YD: 35ft

14.9ft

20.1ft

REQ=D. SIDE YD:

REQD. TOTAL SIDE YD:

REQ=D REAR YD:

REQ=D FRONTAGE:

MAX. BLDG. HT.:

FLOOR AREA RATIO:

MIN. LIVABLE AREA:

DEV. COVERAGE:

cc: Z.B.A., APPLICANT, FILE W/ ATTACHED MAP

PLEASE ALLOW FIVE TO TEN DAYS TO PROCESS
IMPORTANT
YOU MUST CALL FOR ALL REQUIRED INSPECTIONS OF CONSTRUCTION

Other inspections will be made in most cases but those listed below must be made or Certificate of Occupancy may be withheld. Do not mistake an unscheduled inspection for one of those listed below. Unless an inspection report is left on the job indicating approval of one of these inspections it has not been approved and it is improper to continue beyond that point in the work. Any disapproved work must be reinspected after correction.

1. When excavating is complete and footing forms are in place (before pouring.)
2. Foundation inspection. Check here for waterproofing and footing drains.
3. Inspect gravel base under concrete floors and underslab plumbing.
4. When framing, rough plumbing, rough electric and before being covered.
5. Insulation.

RECEIVED

NOV 06 2000

6. Final inspection for Certificate of Occupancy. Have on hand electrical inspection data and final certified plot plan. Building is to be completed at this time. Well water test required and engineer's certification letter for septic system required.
7. Driveway inspection must meet approval of Town Highway Superintendent. A driveway bond may be required.
8. \$50.00 charge for any site that calls for the inspection twice.
9. Call 24 hours in advance, with permit number, to schedule inspection.
10. There will be no inspections unless yellow permit card is posted.
11. Sewer permits must be obtained along with building permits for new houses.
12. Septic permit must be submitted with engineer's drawing and perc test.
13. Road opening permits must be obtained from Town Clerk's office.
14. All building permits will need a Certificate of Occupancy or a Certificate of Compliance and here is no fee for this.

BUILDING DEPARTMENT

FOR OFFICE USE ONLY:
Building Permit #: 1160

AFFIDAVIT OF OWNERSHIP AND/OR CONTRACTOR'S COMP & LIABILITY INSURANCE CERTIFICATE IS
REQUIRED BEFORE PERMIT WILL BE ISSUED

PLEASE PRINT CLEARLY - FILL OUT ALL INFORMATION WHICH APPLIES TO YOU

Owner of Premises CAMILLE CORALLO

Address 581 SHORE DR. Phone 496-7055

Mailing Address SAME

Name of Architect PETER HOFFMANN

Address 7 HUDSON BLUFF DR Phone 236-3650
MARLBORO, NY 12542

Name of Contractor _____

Address _____ Phone _____

State whether applicant is owner, lessee, agent, architect, engineer or builder owner

If applicant is a corporation, signature of duly authorized officer. _____

(Name and title of corporate officer)

1. On what street is property located? On the _____ side of _____
(N,S,E or W)
and _____ feet from the intersection of _____
2. Zone or use district in which premises are situated _____ Is property a flood zone? Y _____ N _____
3. Tax Map Description: Section 62 Block 9 Lot 6
4. State existing use and occupancy of premises and intended use and occupancy of proposed construction.
- a. Existing use and occupancy Single fam b. Intended use and occupancy single fam
5. Nature of work (check if applicable) ☐ New Bldg ☒ Addition ☐ Alteration ☐ Repair ☐ Removal ☐ Demolition ☐ Other
6. Is this a corner lot? enclosed front porch
7. Dimensions of entire new construction. Front 13 Rear 13 Depth 6' Height 8" No. of stories 0
8. If dwelling, number of dwelling units: _____ Number of dwelling units on each floor _____
- Number of bedrooms _____ Baths _____ Toilets _____ Heating Plant: Gas _____ Oil _____
Electric/Hot Air _____ Hot Water _____ If Garage, number of cars _____
9. If business, commercial or mixed occupancy, specify nature and extent of each type of use _____

10. Estimated cost _____

Fee

50.00 CK #2053

PAID

11.6.00
date

APPLICATION FOR BUILDING PERMIT
TOWN OF NEW WINDSOR, ORANGE COUNTY, NEW YORK
Pursuant to New York State Building Code and Town Ordinances

Building Inspector: Michael L. Babcock
Asst. Inspectors Frank Lisi & Louis Krychear
New Windsor Town Hall
555 Union Avenue
New Windsor, New York 12553
(914) 563-4618
(914) 563-4693 FAX

Bldg Insp Examined _____
Fire Insp Examined _____
Approved _____
Disapproved _____
Permit No. _____

INSTRUCTIONS

- A. This application must be completely filled in by typewriter or in ink and submitted in duplicate to the Building Inspector.
- B. Plot plan showing location of lot and buildings on premises, relationship to adjoining premises or public streets or areas, and giving a detailed description of layout of property must be drawn on the diagram, which is part of this application.
- C. This application must be accompanied by two complete sets of plans showing proposed construction and two complete sets of specifications. Plans and specifications shall describe the nature of the work to be performed, the materials and equipment to be used and installed and details of structural, mechanical and plumbing installations.
- D. The work covered by this application may not be commenced before the issuance of a Building Permit.
- E. Upon approval of this application, the Building Inspector will issue a Building Permit to the applicant together with approved set of plans and specifications. Such permit and approved plans and specifications shall be kept on the premises, available for inspection throughout the progress of the work.
- F. No building shall be occupied or used in whole or in part for any purpose whatever until a Certificate of Occupancy shall have been granted by the Building Inspector.

APPLICATION IS HEREBY MADE to the Building Inspector for the issuance of a Building Permit pursuant to the New York Building Construction Code Ordinances of the Town of New Windsor for the construction of buildings, additions, or alterations, or for removal or demolition or use of property as herein described. The applicant agrees to comply with all applicable laws, ordinances, regulations and certifies that he is the owner or agent of all that certain lot, piece or parcel of land and/or building described in this application and if not the owner, that he has been duly and properly authorized to make this application and to assume responsibility for the owner in connection with this application.

(Signature of Applicant)

(Address of Applicant)

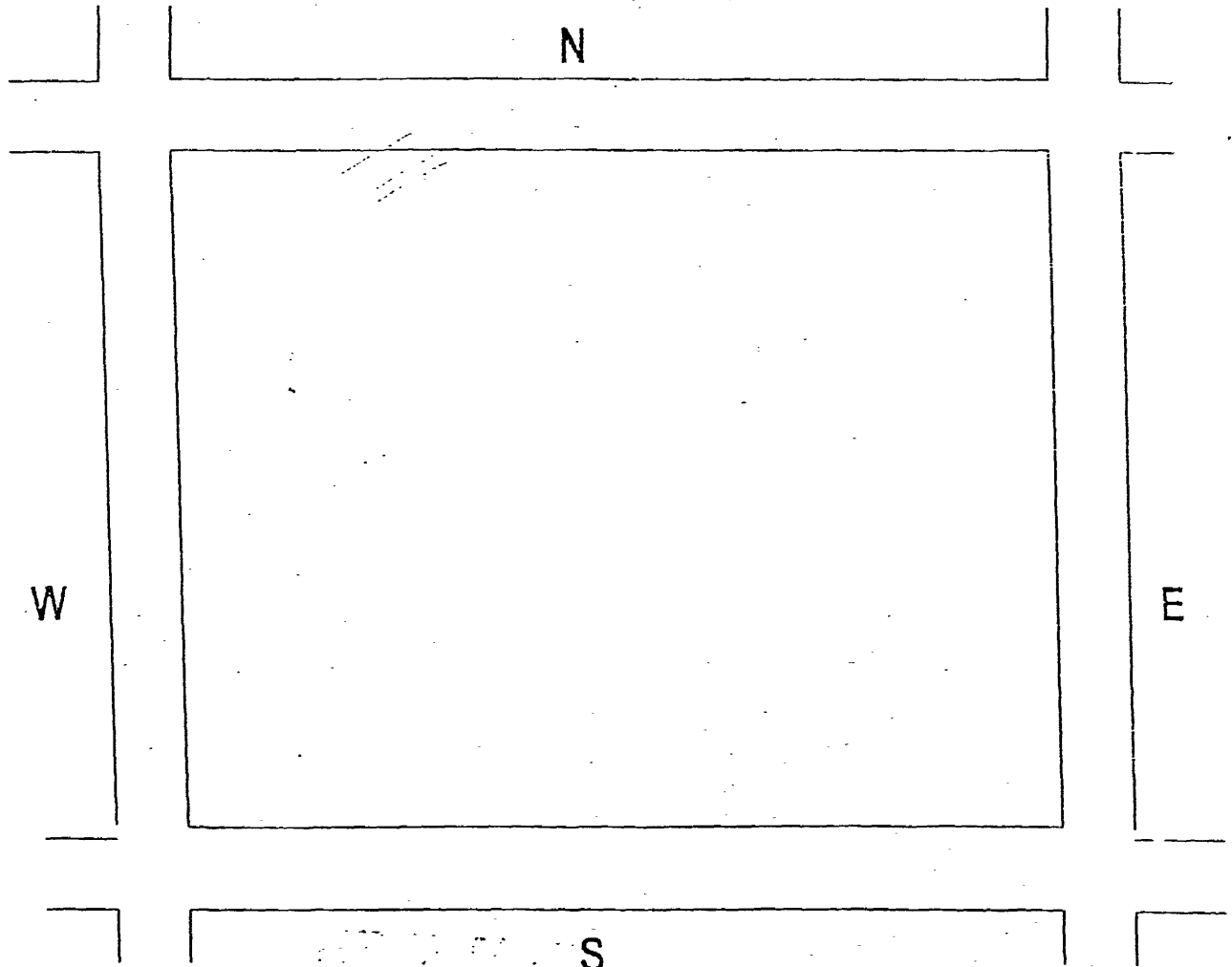
(Owner's Signature)

(Owner's Address)

PLOT PLAN

NOTE:

Locate all buildings and indicate all set back dimensions. Applicant must indicate the building line or lines clearly and distinctly on the drawings.



Date 11/28/00, 19.....

TOWN OF NEW WINDSOR
TOWN HALL, 555 UNION AVENUE
NEW WINDSOR, NEW YORK 12553

TO Frances Roth DR.
168 N. Drury Lane
Newburgh, N.Y. 12550

DATE			CLAIMED		ALLOWED	
11/28/00		Zoning Board Mtg	75	00		
		Misc - 2				
		Francan - 6				
		Bila - 8				
		M'Dermott - 1				
		Orr - 4				
		Duckworth - 2				
		Cosallo - 4 18.00				
		27	121	50		
			196	50		

Date 11/13/00, 19.....

TOWN OF NEW WINDSOR

TOWN HALL, 555 UNION AVENUE
NEW WINDSOR, NEW YORK 12553

TO DR.

Frances Roth
168 N. Drury Lane
Newburgh, N.Y. 12550

DATE			CLAIMED	ALLOWED
11/13/00		Zoning Board Mtg	75 00	
		Misc. 2		
		Cactus Resorts - 16		
		Duckworth - 2		
		Cruz - 2		
		Callaghan - 2		
		Lyons - 2		
		Corallo - 3 13.50.		
		Acsis Foods - 3	144 00	
		32		
		James Knight	219 00	

CORALLO, CAMILLE

MR. NUGENT: Request for 20.1 ft. front yard variance for construction of enclosed porch at 581 Shore Drive in an R-4 zone.

Ms. Camille Corallo appeared before the board for this proposal.

MS. CORALLO: This is the front of my house which happens to be the side of the house that sits on the road which is quite ugly and I'd like to put a front porch on so that the front of the house, the side of the house would look like the front of the house which would be much more attractive. Right now, it's a flat wall, no roof overhang, I plan on overhanging, making it look a lot better. Do you need the original? I have copies.

MR. NUGENT: We want them for the record.

MS. CORALLO: Would you take the copies of those because those are the only copies that I have.

MS. CORSETTI: Sure.

MR. NUGENT: Which lot is yours, number 9?

MS. CORALLO: Six, the bigger one.

MR. KANE: Where is the enclosed porch?

MS. CORALLO: This will be it right here.

MR. TORLEY: Will that bring the front of your house or the side which is now going to be the front?

MS. CORALLO: Now it's the front towards the road.

MR. TORLEY: The road side, will that bring it as close to the road as the surrounding houses are?

MS. CORALLO: No, my garage is even that close, my garage is closer to the road, it's only six feet out from the house but I have a bush there now, it's going

to replace a bush, that's all that's going to be done is the bush is going to be taken down.

MR. TORLEY: So you're going, this porch will go beyond the garage?

MS. CORALLO: No, the garage is over here.

MR. TORLEY: But if it's not projecting closer to the road and we have--does the garage have its variances?

MS. CORALLO: Yeah, the garage is over here.

MR. KANE: Mike, on the garage, that has a variance for projecting?

MR. BABCOCK: I think the garage is probably non-conforming, it's been there forever, it's a detached garage, so it doesn't count as far as the setbacks. If it was an attached garage, she could build right out to the front edge of the garage.

MR. TORLEY: If she put a breezeway between the garage and the house.

MS. CORALLO: I can't, the breezeway would go right in front of my existing porch and it would stick out in a very stupid looking angle and I don't want to it look worse, I want it to look better. So there's a bush there right now, if you look, this bush right here is six foot wide so that's exactly what the bush would be removed, there'd be this little addition and then right here would be with other bushes, there'd be a little stone wall like just a slab of concrete to make it look like it's the front of the house.

MR. TORLEY: Entertain a motion?

MR. NUGENT: I will.

MR. TORLEY: I move that we set up Camille Corallo for a public hearing request at 581 Shore Drive for a front yard variance.

MR. REIS: Second it.

November 13, 2000

28

ROLL CALL

MR. REIS	AYE
MR. KANE	AYE
MR. TORLEY	AYE
MR. NUGENT	AYE

MR. KRIEGER: Those are the criteria.

MS. CORALLO: I heard, I wasn't sure I understood it because of the public hearing, then the letters go out, don't the letters have to go out before the public hearing?

MS. CORSETTI: Call me tomorrow.

ZONING BOARD OF APPEALS:TOWN OF NEW WINDSOR
COUNTY OF ORANGE:STATE OF NEW YORK

X

In the Matter of the Application for Variance of

AFFIDAVIT OF
SERVICE
BY MAIL

Camille Corallo

#08-61.

X

STATE OF NEW YORK)

) SS.:

COUNTY OF ORANGE)

PATRICIA A. CORSETTI, being duly sworn, deposes and says:

That I am not a party to the action, am over 18 years of age and reside at
7 Franklin Avenue, New Windsor, N. Y. 12553.

That on the 14th day of November, 2000, I compared the 41
addressed envelopes containing the Public Hearing Notice pertinent to this case
with the certified list provided by the Assessor regarding the above application
for a variance and I find that the addresses are identical to the list received. I
then caused the envelopes to be deposited in a U.S. Depository within the Town
of New Windsor.

Patricia A. Corsetti

Notary Public

Sworn to before me this

____ day of _____, 20____.

Notary Public



Town of New Windsor

555 Union Avenue
New Windsor, New York 12553
Telephone: (845) 563-4631
Fax: (845) 563-4693

Assessors Office

November 8, 2000

41

Camille Corallo
581 Shore Drive
New Windsor, NY 12553

Re: 62-9-6

Dear Ms. Corallo:

According to our records, the attached list of property owners are within five hundred (500) feet of the above referenced property.

The charge for this service is \$65.00, minus your deposit of \$25.00.

Please remit the balance of \$40.00 to the Town Clerk's Office.

Sincerely,

Leslie Cook
Sole Assessor

LC/lrd
Attachments

CC: Pat Corsetti, ZBA

62-1-3.1
Donna M. Mans
C/o Donna M. Gery
599 Shore Drive
New Windsor, NY 12553

62-3-7
Salvatore & Barbara Somma
370 Oak Drive
New Windsor, NY 12553

62-8-36
Madeline Bernard
568 Shore Drive
New Windsor, NY 12553

62-1-3.2
Lourens & Angeline Mans
603 Shore Drive
New Windsor, NY 12553

62-8-1
Peter F. & Joan C. Kean
One Brittany Terrace
Rock Tavern, NY 12575

62-8-40
James William Dainty
348 Old Dutch Hollow Road
Monroe, NY 10950

62-1-7.2
Gregory & Patricia Horrace
4 Beech Drive
New Windsor, NY 12553

62-8-2
Peter A. & Emma Lynn Gasparini
300 Walnut Avenue
New Windsor, NY 12553

62-8-41
Edward P. & Ann Marie E. McCartney
2 Dover Place
Hempstead, NY 11550

62-2-10
Lewis T. Galasso
C/o Vincenza Galasso
319 Walnut Avenue
New Windsor, NY 12553

62-8-3
Frank & Lorraine DiMitri
304 Walnut Avenue
New Windsor, NY 12553

62-8-43
John L. Kolp
Cynthia Seibels
582 Shore Drive
New Windsor, NY 12553

62-2-11
John & Nancy Mahoney
317 Walnut Avenue
New Windsor, NY 12553

62-8-5
Mildred, Anthony & Paul Proietto
308 Walnut Avenue
New Windsor, NY 12553

62-9-1
Beaver Dam Lake Water Corp.
C/o Rinaldi, Treasurer
322 Lynden Avenue
New Windsor, NY 12553

62-2-13
Florence T. Scullion
315 Walnut Avenue
New Windsor, NY 12553

62-8-6
Douglas Williams
363 Oak Drive
New Windsor, NY 12553

62-9-2
James P. & Carol B. McGinness
593 Shore Drive
New Windsor, NY 12553

62-2-15
Salvatore, Barbara & Camille Somma
311 Walnut Avenue
New Windsor, NY 12553

62-8-7
Frank Lombardi
361 Oak Drive
New Windsor, NY 12553

62-9-5
Craig T. & Lisa A. Trainer
585 Shore Drive
New Windsor, NY 12553

62-2-18
Michael & Debra Rydlewski
586 Shore Drive
New Windsor, NY 12553

62-8-30
William & Adele Widmayer
C/o Manfredo
967 Park Lane North
Franklin Square, NY 11010-1717

62-9-7
Dorothy & Charles Collard
579 Shore Drive
New Windsor, NY 12553

62-2-23.1
Charles P. & Norma J. Esposito
604 Shore Drive
New Windsor, NY 12553

62-8-31
Donald & Deborah Aldridge
558 Shore Drive
New Windsor, NY 12553

62-9-9
Harold & Kathryn Spencer
C/o Mr. & Mrs. Frank Spencer
575 Shore Drive
New Windsor, NY 12553

62-2-26
George & Lorraine Ventiera Jr.
614 Shore Drive
New Windsor, NY 12553

62-8-34
John T. Bays
562 Shore Drive
New Windsor, NY 12553

62-9-10
Eric & Michael Johnson
573 Shore Drive
New Windsor, NY 12553

62-9-11
Frank & Elvina Spencer
571 Shore Drive
New Windsor, NY 12553

57-2-1
Beaver Dam Lake Protection &
Rehabilitaiton District
C/o Dept. of Public Works
Route 17M
Goshen, NY 10924

62-9-12
Francis & Frances Kilroy
14 South Broadway
Irvington, NY 10533

62-9-13
The Scruffy Irrevocable Trust
Joseph Drexler-Trustee
9 Station Road
Salisbury Mills, NY 12577

62-9-14
Francis & Frances Kilroy
565 Shore Drive
New Windsor, NY 12553

62-9-16
Gayle A. Gavin
Suzanne N. Hajj
35 W. 90th Street #55
New York, NY 10024

62-9-17
The County of Orange/Beaver Dam Lake
Protection & Rehabilitation District
255-275 Main Street
Goshen, NY 10924

62-9-18
Silvia Grubel
551 Shore Drive
New Windsor, NY 12553

62-9-19
Paul A. Dearnaley
549 Shore Drive
New Windsor, NY 12553

62-9-21
Lois J. Lipper
280 Riverside Drive #2A
New York, NY 10025

62-9-23
Richard S. Farrow
545 Shore Drive
New Windsor, NY 12553

TOWN OF NEW WINDSOR
ZONING BOARD OF APPEALS

APPLICATION FOR VARIANCE

00-61

Date: 11/7/00

I. ✓ Applicant Information:

- (a) CAMILLE CORALLO - 581 SHORE DR, NEW WINDSOR 496-7055
(Name, address and phone of Applicant) (Owner)
- (b) _____
(Name, address and phone of purchaser or lessee)
- (c) _____
(Name, address and phone of attorney)
- (d) _____
(Name, address and phone of contractor/engineer/architect)

II. Application type:

- () Use Variance () Sign Variance
- (X) Area Variance () Interpretation

III. ✓ Property Information:

- (a) 4 581 SHORE DR. NW, NY 62-9-6 15 X
(Zone) (Address) (S B L) (Lot size)
- (b) What other zones lie within 500 ft.? None
- (c) Is a pending sale or lease subject to ZBA approval of this application? NO
- (d) When was property purchased by present owner? 1996
- (e) Has property been subdivided previously? NO
- (f) Has property been subject of variance previously? NO
If so, when? _____
- (g) Has an Order to Remedy Violation been issued against the property by the Building/Zoning Inspector? NO
- (h) Is there any outside storage at the property now or is any proposed? Describe in detail: _____

IV. Use Variance. N/A

- (a) Use Variance requested from New Windsor Zoning Local Law, Section _____, Table of _____ Regs., Col. _____, to allow:
(Describe proposal) _____

(b) The legal standard for a "use" variance is unnecessary hardship. Describe why you feel unnecessary hardship will result unless the use variance is granted. Also set forth any efforts you have made to alleviate the hardship other than this application.

(c) Applicant must fill out and file a Short Environmental Assessment Form (SEQR) with this application.

(d) The property in question is located in or within 500 ft. of a County Agricultural District: Yes _____ No X.

If the answer is Yes, an agricultural data statement must be submitted along with the application as well as the names of all property owners within the Agricultural District referred to. You may request this list from the Assessor's Office.

✓ V. Area variance:

(a) Area variance requested from New Windsor Zoning Local Law, Section 48-12, Table of Use/Bulk Regs., Col. E.

<u>Requirements</u>	<u>Proposed or Available</u>	<u>Variance Request</u>
Min. Lot Area		
Min. Lot Width		
Reqd. Front Yd. <u>35 ft.</u>	<u>14.9 ft.</u>	<u>20.1 ft.</u>
Reqd. Side Yd. _____	_____	_____
Reqd. Rear Yd. _____	_____	_____
Reqd. Street Frontage* _____	_____	_____
Max. Bldg. Hgt. _____	_____	_____
Min. Floor Area* _____	_____	_____
Dev. Coverage* _____ %	_____ %	_____ %
Floor Area Ratio** _____	_____	_____
Parking Area _____	_____	_____

* Residential Districts only

** No-residential districts only

✓ (b) In making its determination, the ZBA shall take into consideration, among other aspects, the benefit to the applicant if the variance is granted as weighed against the detriment to the health, safety and welfare of the neighborhood or community by such grant. Also, whether an undesirable change will be produced in the character of the neighborhood or a detriment to nearby properties will be created by the granting of the area variance; (2) whether the benefit sought by the applicant can be achieved by some other method feasible for the applicant to pursue other than an area variance; (3)

whether the requested area variance is substantial; (4) whether the proposed variance will have an adverse effect or impact on the physical or environmental conditions in the neighborhood or district; and (5) whether the alleged difficulty was self-created. Describe why you believe the ZBA should grant your application for an area variance:

Enclosed porch would turn an unsightly plain side wall into an attractive frontal residence view.

(You may attach additional paperwork if more space is needed)

VI. Sign Variance: *N/A*

(a) Variance requested from New Windsor Zoning Local Law, Section _____, _____ Regs.

	<u>Requirements</u>	<u>Proposed or Available</u>	<u>Variance Request</u>
Sign 1	_____	_____	_____
Sign 2	_____	_____	_____
Sign 3	_____	_____	_____
Sign	_____	_____	_____
	_____	_____	_____
	_____	_____	_____

(b) Describe in detail the sign(s) for which you seek a variance, and set forth your reasons for requiring extra or over size signs.

(c) What is total area in square feet of all signs on premises including signs on windows, face of building, and free-standing signs?

VII. Interpretation: *N/A*

(a) Interpretation requested of New Windsor Zoning Local Law, Section _____, Table of _____ Regs., Col. _____.

(b) Describe in detail the proposal before the Board:

✓ VIII. Additional comments:

(a) Describe any conditions or safeguards you offer to ensure that the quality of the zone and neighboring zones is maintained or

upgraded and that the intent and spirit of the New Windsor Zoning is fostered. (Trees, landscaping, curbs, lighting, paving, fencing, screening, sign limitations, utilities, drainage.)

Front will be landscaped with shrubs & plants to assure a pleasant, attractive view to neighbors. House lighting on sides of door should help create a cozy, pleasant area where none existed before.

IX. Attachments required:

- ☒ Copy of referral from Bldg./Zoning Insp. or Planning Bd.
- ☒ Copy of tax map showing adjacent properties.
- ☒ *N/A.* Copy of contract of sale, lease or franchise agreement.
- ☒ Copy of deed and title policy.
- ☒ Copy(ies) of site plan or survey showing the size and location of the lot, the location of all buildings, facilities, utilities, access drives, parking areas, trees, landscaping, fencing, screening, signs, curbs, paving and streets within 200 ft. of the lot in question.
- ☒ *N/A.* Copy(ies) of sign(s) with dimensions and location.
- ☒ Two (2) checks, one in the amount of \$50.00 and the second check in the amount of \$300.00., each payable to the TOWN OF NEW WINDSOR.
- ☒ Photographs of existing premises from several angles.

X. Affidavit.

Date: 11/14/00

STATE OF NEW YORK)

) SS.:

COUNTY OF ORANGE)

The undersigned applicant, being duly sworn, deposes and states that the information, statements and representations contained in this application are true and accurate to the best of his/her knowledge or to the best of his/or information and belief. The applicant further understands and agrees that the Zoning Board of Appeals may take action to rescind any variance granted if the conditions or situation presented herein are materially changed.

[Signature]
(Applicant)

Sworn to before me this

14th day of November, 192000

Deborah Green, Notary Public

XI. ZBA Action:

DEBORAH GREEN
Notary Public, State of New York
Qualified in Orange County
4984065
Commission Expires July 15, 2001

(a) Public Hearing date: _____.

(b) Variance: Granted (____) Denied (____)

(c) Restrictions or conditions: _____

NOTE: A FORMAL DECISION WILL FOLLOW UPON RECEIPT OF THE PUBLIC HEARING MINUTES WHICH WILL BE ADOPTED BY RESOLUTION OF ZONING BOARD OF APPEALS AT A LATER DATE.

(ZBA DISK#7-080991.AP)

Pb. publish immediately. Send bill to: Applicant.

PUBLIC NOTICE OF HEARING

ZONING BOARD OF APPEALS

TOWN OF NEW WINDSOR

PLEASE TAKE NOTICE that the Zoning Board of Appeals of the TOWN OF NEW WINDSOR, New York, will hold a Public Hearing pursuant to Section 48-34A of the Zoning Local Law on the following Proposition:

Appeal No. 61

Request of Camille Corallo

for a VARIANCE of the Zoning Local Law to Permit:

construction of an enclosed front porch w/
insufficient front yard;

being a VARIANCE of Section 48-12-Table of Use/Bulk Reg.-Col. E

for property situated as follows:

581 Shore Drive, New Windsor, N.Y.

known and designated as tax map Section 62, Blk. 9 Lot 6

PUBLIC HEARING will take place on the 27th day of November, 19²⁰⁰⁰ at the New Windsor Town Hall, 555 Union Avenue, New Windsor, New York beginning at 7:30 o'clock P.M.

James Nugent
Chairman

By: Patricia A. Corsetti, Secy.